DOUGLAS COUNTY, NV

RPTT:\$2281.50 Rec:\$40.00

2022-992468

\$2,321.50 Pgs=3 12/16/2022 08:28 AM

TICOR TITLE - GARDNERVILLE KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:

Linda Louise Massone Kerry Lynn Cherney 3827 S Carson Street#194 Carson City NV 89701

MAIL TAX STATEMENTS TO:

Same as above

Escrow No. 2204628-RLT

The undersigned hereby affirms that this document submitted for recording does not contain the social security number of any person or persons. (Pursuant to NRS 239b.030)

APN No.: 1220-16-311-018 R.P.T.T. \$2,281.50

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That John Guth a married man as his sole and separate property

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Linda Louise Massone and Kerry Lynn Cherney, Successor Co-Trustees of the August and Marilyn Marty 2008 Revocable Trust dated 02/13/2008

all that real property situated in the County of Douglas, State of Nevada, described as follows: SEE EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

Signature and notary acknowledgement on page two.

John Guth

STATE OF NEVADA FLORIDA COUNTY OF DOUGLAS LEVY

} ss:

This instrument was acknowledged before me on , 12/13/2022

by John Guth

NOTARY PUBLIC

MARK ALEXIS PIMENTEL
Notary Public - State of Fforida
Commission # HH 271150
My Comm. Expires Jun 4, 2026
Bonded through National Notary Assn.

This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed under escrow No. 02204628.

Order No.: 02204628-RLT

EXHIBIT A

All that certain real property situate in the County of Douglas, State of Nevada, described as follows:

Lot 20, in Block A, as shown on the Official Plat of DOWNTOWN GRIZ SUBDIVISION, filed for record in the office of the Douglas County Recorder, State of Nevada, on October 7, 1991, in Book 1091, Page 1054, as Document No. 262042 of Official Records.



STATE OF NEVADA DECLARATION OF VALUE FORM

a. 1220-16-311-018 b. C. C. d. Type of Property: a.	1.	Assessor Parcel Number(s)					\ \	
C. d. 2. Type of Property: a. □ Vacant Land b. ✓ Single Fam. Res. c. □ Condo/Twnhse d. □ 2-4 Plex e. □ Apt. Bidg f. □ Commit/Ind¹ Book Page Date of Recording: Notes: i. Other 3. a. Total Value/Sales Price of Property: b. Deed in Lieu of Foreclosure Only (value of property) c. Transfer Tax Value d. Real Property Transfer Tax Due: 4. If Exemption Claimed a. Transfer Tax Exemption, per NRS 375.090, Section b. Explain Reason for Exemption: 5. Partial Interest: Percentage being transferred: 6. Partial Interest: Percentage being transferred: 7. Partial Interest: Percentage being transferred: 8. For RECORDERS OPTIONAL USE ONLY Book Page Date of Recording: Notes: Notes: Date of Recording: Notes:	a.	1220-16-311-018					\ \	
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a. Vacant Land b.	d.							
c.	2.	Type of Property:			_			
e.	a.	Vacant Land	b. 🗸	Single Fam. Res	s.	FOR RECORDERS	OPTIONAL USE ONLY	
g. Agricultural h. Mobile Home Notes: i. Other 3. a. Total Value/Sales Price of Property: b. Deed in Lieu of Foreclosure Only (value of property) c. Transfer Tax Value \$585,000.00 d. Reai Property Transfer Tax Due: 4. If Exemption Claimed a. Transfer Tax Exemption, per NRS 375.090, Section b. Explain Reason for Exemption: 5. Partial Interest: Percentage being transferred: % The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.101, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the parties agree that disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus-interest at 1% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be initive and severally liable for ally additional amount owed. Signature SELLER (GRANTOR) INFORMATION (REQUIRED) Print Name: John Guth Print Name: John Guth Print Name: Linda Louise Massone and Kerry Lynn Cherney, Successor Co-Trustees of the August and Marilyn Marty 2008 Revocable Trust dated 02/13/2008 Address: 505 NW 21 Ave #330 Address: 3827 S Carson St #194 City: Chiefland COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer) Print Name: Ticor Title of Nevada, Inc. Escrow No.: 02204628-020-RLT	C.				And the second	***************************************	Page	
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AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED